

**Invoice For Claiming Demand  
(As Per GST Rules, 2017 )**

<b>Mr. TUSHAR PATIL</b> <b>Mr Padamashri Annaso Desai</b> <b>SR NO-92 SB PATIL COLLEGE ROAD RANJAN HEIGHT RAVET</b> <b>Contact No. : 9960384300, Email : TUSHARKPATIL89@GMAIL.COM</b>			<b>Date</b> : 11-05-2021 <b>Invoice No</b> : 2021-2022\000116 <b>Reverse Charge (Y/N )</b> : N <b>State</b> : Maharashtra <b>Tower</b> : Tower A <b>Flat</b> : A - 402
<b>GSTIN</b> : Un-Registered	<b>State</b> : Maharashtra	<b>Code</b> : 27	

Description	SAC	Amount (Rs.)	
5% at the time of completion of 1st Slab Add : GST *	0	207,260.00	2,072.60
<b>Gross Amount Payable After GST</b>		<b>209,332.60</b>	
<b>* Calculation of GST as per Notification no 01/2018 - Central Tax (Rate )</b>  Gross Amount Payable ( Being the amount payable before GST as aforesaid )  Less : 1/3rd Deduction on Account of Land value  <div style="text-align: right;"> <b>Taxable Value</b>              CGST @6%              SGST @6%           </div>		207,260.00 69,086.67 <b>138,173.33</b> 8,290.40 8,290.40	16,580.80
<b>Total Amount Payable Under This Invoice</b>		<b>Amount (Rs.)</b>	
<b>Gross Amount Payable Before GST</b>		8,290.40	207,260.00
Add CGST 6%		8,290.40	16,580.80
SGST 6%		8,290.40	16,580.80
<b>Gross Amount Payable After GST</b>			223,840.80
<b>Less: Discount ( Refer Note 3 )</b>			16,580.80
<b>Net Amount Payable After GST</b>			<b>207,260.00</b>
Add : Previous Due Towards Consideration			1,143,557.00
Less: Total Received Towards Consideration Before This Invoice			1,143,558.62
<b>Total Amount Payable</b>			<b>207,258.38</b>
<b>Rupees Two Lakh Seven Thousand Two Hundred Fifty-eight and Thirty-eight Paise Only</b>			
All the payments must be made in favour of " <b>Alcove Developers LLP</b> " (Cheque/Demand Draft Payable at Kolkata) to the respective bank account as follows :  <b><u>For RTGS/NEFT</u></b> :			

Note :-

- 1.Payment Shall be made within 7 days from the date hereof. Any delay in Payment shall attract Penal Provisions in terms of the Sale Agreement
2. U/s 194IA of I.T. Act, 1961, if Consideration for transfer of the immovable property is 50 Lakh or more, then please deduct TDS @ 1% from the Consideration Value and deposit the same to the Government Account, and please provide us a valid Certificate in Original (duly signed) in respect of the same alongwith a Photocopy of Form No. 26QB.
3. To offset the additional burden of GST on the buyer, Alcove Developers LLP is giving discount.
4. Our GSTIN No. : 19AAZFA6468M1ZB, Permanent Account No. : AAZFA6468M

**For KRISALA ASSOCIATES**

**( Authorized Signatory )**